

Heber City Corporation  
City Council Meeting  
September 2, 2010

6:30 p.m.

WORK MEETING

The Council of Heber City, Wasatch County, Utah, met in **Work Meeting** on September 2, 2010, in the City Council Chambers in Heber City, Utah.

Present:	Council Members	Eric Straddeck Nile Horner Robert Patterson Alan McDonald Benny Mergist
Excused:	Mayor	David Phillips
Also Present:	City Manager Deputy City Recorder City Engineer City Planners Police Department	Mark Anderson Michelle Kellogg Bart Mumford Allen Fawcett, Tony Kohler Sgt. Jason Bradley

Councilman Straddeck was acting as Mayor Pro Tempore. He excused Mayor Phillips from the meeting.

**Swiss Days Parade – September 4<sup>th</sup> – 9:30 a.m.:** Mayor Pro Tempore Straddeck asked who would be available to ride in the parade. The Councilmen indicated they had other plans. Kellogg was asked to call and cancel the parade reservation.

**What's In Out Back Economic Summit – September 14<sup>th</sup>:** Mayor Pro Tempore Straddeck indicated it would be very beneficial to attend the summit. Anderson stated everyone who was planning on attending was registered.

**Utah League of Cities and Towns Convention – September 15-17, 2010:** Mayor Pro Tempore Straddeck and Councilman Horner indicated they would be out of town on those days. Anderson encouraged those attending to carpool to Salt Lake City. Councilman Patterson asked if the Council was going out to dinner on Thursday as they traditionally had. It was unclear at this time who would be available for dinner.

**Special Meeting with the City Council and Planning Commission to Review the Update of the Heber City Capital Facilities Plan – September 30, 2010:** Mayor Pro Tempore Straddeck reminded the Council of this meeting, beginning at 6:30 p.m. Councilman McDonald asked if the Council would receive a copy of the plan before the meeting. Mumford indicated the meeting would be mostly looking at maps and other things which could not be conveniently copied. Mayor Pro Tempore Straddeck asked if Mumford could give a summary of past impacts and potential future impacts that the Council could look at before the meeting. Mumford stated he would like the Council's opinion on this draft copy before the final plan was presented.

**Discuss Valley Hills Well Pump Issues:** Mumford indicated Tozier, along with a serviceman, had analyzed this well. The serviceman indicated a bearing and motor was going out so Tozier asked him for an estimate to replace it. Mumford stated the City could wait until the motor failed, but it might be more prudent to replace it now and re-furbish the old motor to swap out when the new one wore out. The estimate was presented in the packet. Councilman Mergist asked if the re-fabricated pump could replace any of the other well pumps. Mumford indicated it was not interchangeable with the other pumps. Councilman Horner asked if the motor could be re-fabricated without purchasing a new one. Mumford said the tank levels were tested without the motor running and the tank level went down after a couple of days. Discussion on Valley Hills water tank.

Mumford indicated the well was still in operation but he was not sure how much longer it would keep working. Councilman Horner indicated he did not want to see a motor sitting around for 20 years. He would like to see the current one re-furbished or just get a new one. Councilman McDonald was in favor of getting a new one and not re-furbishing the old one. Councilman Mergist was in favor of the new motor. All Council members agreed to only purchase a new motor.

**Discuss request from Rodney Clark Regarding the Warranty Bond for the Aspen Pointe Subdivision:** Anderson indicated the location of Aspen Pointe Subdivision and stated Clark had asked if he could spend the bond down to \$60,000 and give the City some building lots in exchange for that money to provide the required warranty bond. Anderson said in the past, the City had taken lots as collateral. He saw some advantage to getting the subdivision completed so it wouldn't be an eyesore to the community. He also stated that Clark communicated the lots had no liens on them. It was indicated a title search would need to be completed to verify there were no liens. Councilman Patterson asked if this was the original owner. Mumford said this was the second developer but Clark was in on the financial side in the first development's ownership. Mayor Pro Tempore Straddeck asked how much the land collateral would be worth. Anderson said it would need to equal \$105,000. Councilman Horner asked if the City would have to hold on to the lots or would Clark take them back when he began to sell lots. Anderson stated that the City would have to keep the lots through the end of the warranty period.

Mumford explained Clark's bank in Idaho was holding the money and he wanted the City to authorize the release of \$440,000 of the \$600,000, in order to get the lots ready to sell. After the lots were ready, passed inspection, and entered the warranty period, Clark asked to give the City some lots in exchange for the release of \$105,000. Currently, 60% of the work had been completed in that subdivision. Mayor Pro Tempore Straddeck asked for the Council's opinion. All Council members agreed that the City would not take lots as equity for the warranty bond.

**Discuss Pricing for Hangars #12 and #21:** This issue was not discussed because of lack of time.

**Reports from Other Boards:** None were given.

With no further business, the meeting was adjourned.

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Michelle Kellogg, Deputy City Recorder